

\$899,000 - 710 Gershaw Drive Sw, Medicine Hat

MLS® #A2148389

\$899,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.58 Acres

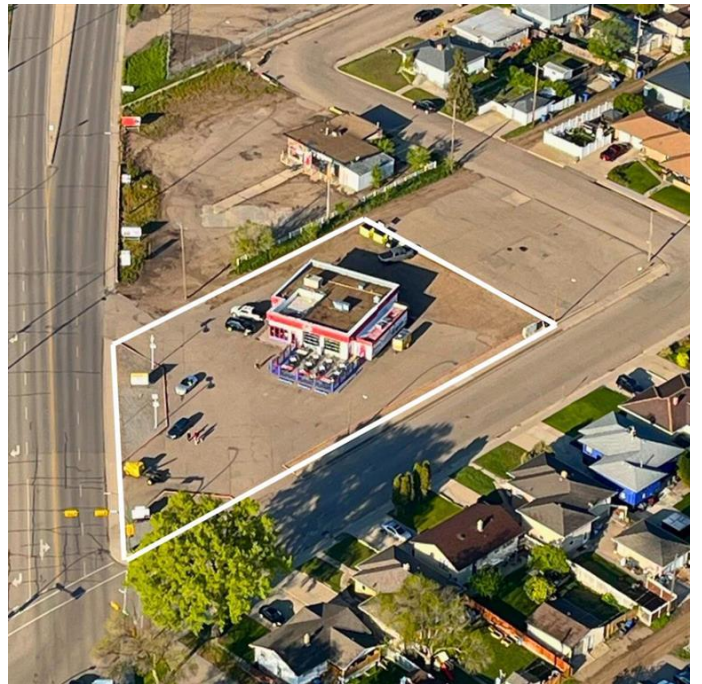
SW Hill, Medicine Hat, Alberta

Presenting an unparalleled opportunity to acquire a premium commercial building and expansive lot. Strategically located at the bustling corner of Gershaw Drive & 7 St SW, this property boasts a generous 25,375 square foot lot, perfect for your development aspirations. This versatile property offers multiple opportunities. The strategic positioning in a high-traffic area provides maximum visibility, while the generous lot size offers ample space for various development projects. Another option here is you can lease the building for \$6,000 per month, providing an immediate income stream. The high-traffic location ensures excellent visibility and accessibility, making it ideal for businesses looking to maximize their exposure. Why invest here? Whether you're an ambitious developer or a business owner looking for growth potential, this property is a perfect fit. Don't miss out on this exceptional opportunity!

Built in 1956

Essential Information

MLS® #	A2148389
Price	\$899,000
Bathrooms	0.00
Acres	0.58
Year Built	1956
Type	Commercial



Sub-Type Mixed Use
Status Active

Community Information

Address 710 Gershaw Drive Sw
Subdivision SW Hill
City Medicine Hat
County Medicine Hat
Province Alberta
Postal Code T1A 5C8

Interior

Heating Natural Gas, Forced Air
Cooling Central Air

Exterior

Foundation Poured Concrete, Slab

Additional Information

Date Listed July 8th, 2024
Days on Market 269
Zoning MU

Listing Details

Listing Office ROYAL LEPAGE COMMUNITY REALTY

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